

083.0

0001

0019.0

Map

Block

Lot

1 of 1

Residential

CARD

ARLINGTON

APPRAISED:

677,100 /

677,100

USE VALUE:

677,100 /

677,100

ASSESSED:

677,100 /

677,100

PROPERTY LOCATION

No	Alt No	Direction/Street/City
26		PARK AVE EXT, ARLINGTON

OWNERSHIP		Unit #:
Owner 1:	OATES PHILIP	
Owner 2:	LA ROSE ELIZABETH	
Owner 3:		

Street 1:	26 PARK AVENUE EXT
Street 2:	

Twn/City:	ARLINGTON
St/Prov:	MA
Postal:	02474

PREVIOUS OWNER	
Owner 1:	MARINO DONNA J & GAIL P & -
Owner 2:	BRAND VALERIE -
Street 1:	26 PARK AVE EXT
Twn/City:	ARLINGTON
St/Prov:	MA
Postal:	02474

NARRATIVE DESCRIPTION	
This parcel contains 4,428 Sq. Ft. of land mainly classified as One Family with a Cape Building built about 1915, having primarily Stucco Exterior and 2016 Square Feet, with 1 Unit, 1 Bath, 0 3/4 Bath, 1 HalfBath, 7 Rooms, and 3 Bdrms.	

OTHER ASSESSMENTS	
Code	Descrip/No

PROPERTY FACTORS	
Item	Code
Z	R1
o	SINGLE FA
n	100
Census:	water
Flood Haz:	Sewer
D	Electri
s	Exempt
t	

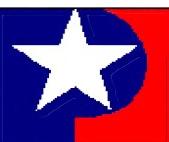
LAND SECTION (First 7 lines only)

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Influ	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
101	One Family		4428		Sq. Ft.	Site		0	70.	1.25	6									386,988						387,000	

IN PROCESS APPRAISAL SUMMARY

Use Code		Land Size	Building Value	Yard Items	Land Value	Total Value	Legal Description	
101		4428.000	290,100		387,000	677,100		
Total Card								
Total Parcel								
Source:	Market Adj Cost							

Total Card / Total Parcel
677,100 / 677,100
677,100 / 677,100
677,100 / 677,100



Patriot
Properties Inc.

User Acct
51838
GIS Ref
GIS Ref
Insp Date
07/29/13

!6752!
PRINT Date Time
12/10/20 21:28:31
LAST REV Date Time
07/18/17 11:51:58
apro
6752
ASR Map:
Fact Dist:
Reval Dist:
Year:
LandReason:
BldReason:
CivilDistrict:
Ratio:

PREVIOUS ASSESSMENT **Parcel ID** 083.0-0001-0019.0

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2020	101	FV	290,000	0	4,428.	387,000	677,000	677,000	Year End Roll	12/18/2019
2019	101	FV	231,900	0	4,428.	381,500	613,400	613,400	Year End Roll	1/3/2019
2018	101	FV	231,900	0	4,428.	293,000	524,900	524,900	Year End Roll	12/20/2017
2017	101	FV	216,200	0	4,428.	276,400	492,600	492,600	Year End Roll	1/3/2017
2016	101	FV	216,200	0	4,428.	254,300	470,500	470,500	Year End	1/4/2016
2015	101	FV	202,500	0	4,428.	237,700	440,200	440,200	Year End Roll	12/11/2014
2014	101	FV	202,500	0	4,428.	218,900	421,400	421,400	Year End Roll	12/16/2013
2013	101	FV	197,200	0	4,428.	218,900	416,100	416,100		12/13/2012

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
MARINO DONNA J	59664-495		8/1/2012		405,000	No	No		
MARINO DONNA J,	58716-436	Convenience	3/20/2012			1	No	No	
MARINO EDITH,	55350-42	Family	9/10/2010			1	No	No	
	PR114-221	Family	1/1/1901			No	No	N	

BUILDING PERMITS												ACTIVITY INFORMATION											
Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment	Date	Result	By	Name											
1/7/2016	16	Redo Kit	28,000		1/7/2016			Kitchen Reno	10/26/2016	Left Notice	DGM	D Mann											
9/6/2012	1121	Dormers	65,500 C						7/29/2013	Measured	JBS	JOHN S											
									4/11/2013	Info Fm Prmt	EMK	Ellen K											
									12/22/2008	Meas/Inspect	294	PATRIOT											
									2/15/2000	Inspected	276	PATRIOT											
									1/18/2000	Mailer Sent													
									1/18/2000	Measured	163	PATRIOT											
									8/2/1993		AJS												

Sign: VERIFICATION OF VISIT NOT DATA / / /

